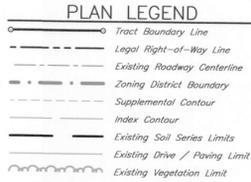


LOCATION MAP

PROJECT SOILS DATA

Soils Type:	Slopes:	Depth to Restrictive Feature:	Depth to Water Table:	Hydrologic Soil Group:
CIA Chalfont silt loam	0 to 3 percent	15-30" to Fragipan 42-99" to Lithic Bedrock	6 to 18"	D
EcC Edgmont channery loam	8 to 15 percent	42-84" to Lithic Bedrock	More than 80"	A
EcD Edgmont channery loam	15 to 25 percent	42-84" to Lithic Bedrock	More than 80"	A
UgD Urban land - (orthents, schist and gneiss complex)	8 to 25 percent	10-99" to Lithic Bedrock	More than 80"	A



GENERAL PLAN NOTES

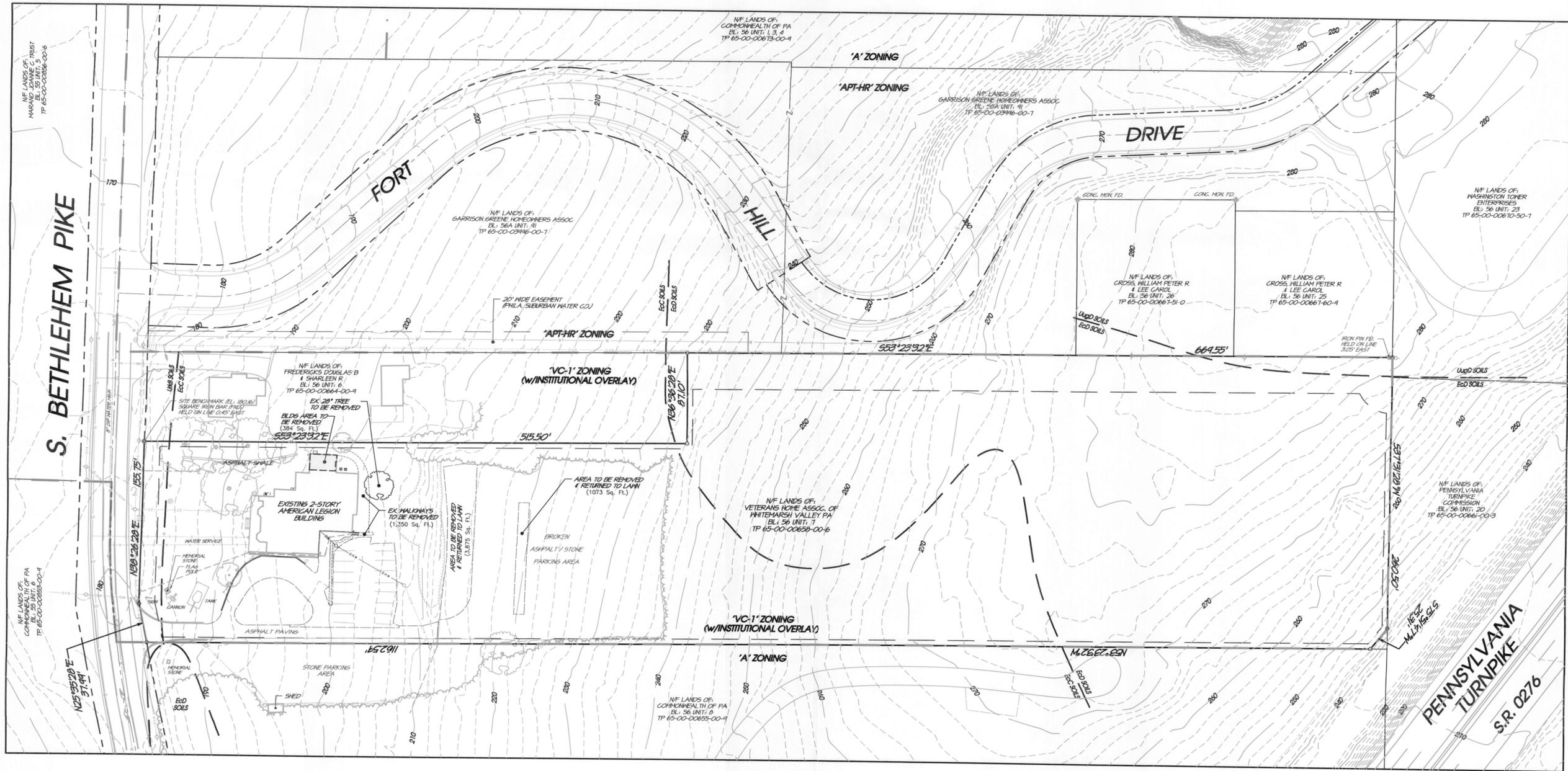
BASE EXISTING FEATURES AND SURVEY NOTES:

- The project site is identified as: Record Owner: **VETERANS HOME ASSOC. OF WHITEMARSH VALLEY PA**
Site Address: 493 Bethlehem Pike
FL, Washington, PA 19034
Parcel ID: 65-00-00658-00-6 / Block 56 Unit 7
Gross Area: 6.5805 Acres
- A metes and bounds survey was performed by Woodrow & Associates, Inc. The survey was performed without the benefit of a Title Report and was prepared from documents of record. This property may be subject to additional rights of others that might be listed in a Title Report. This survey was prepared during the month of April, 2016.
- Bearings shown reflect a + 08 Deg. 38 Min. 32 Sec. counter-clockwise rotation from Deed Bearing Basis to match Pennsylvania South Zone 3702 State Plane Coordinate Bearing Basis.
- A topographic and existing features survey was performed for this site by Woodrow & Associates, Inc. Site elevation datum is referenced per note 4.d below. Site Benchmark for this project is a Square iron bar found 0.45 feet from the northwesterly property corner of this property along lands of Fredericks near Utility Pole PECO No. 457, having an elevation of 180.16.
- This plan was prepared utilizing the following references:
 - Tax maps and deeds of record as obtained from the Recorder of Deeds online resources.
 - Existing Soils classifications and mapping has been plotted from maps obtained from the USDA Web Soil Survey website (<http://websoilsurvey.sc.egov.usda.gov/>) unless otherwise noted.
 - Site Flood Plain information has been obtained from the FEMA Map Service Center web site. (<http://msc.fema.gov>).
 - Aerial photography and additional vertical datum references provided by the PA Special Data Access system (PASDA). PAMAP data is based on PA State Plane (South) NAD83 horizontal, NAVD83 vertical datum. Flight date was Spring 2008, updated by DVMPC flight 2010.
 - Lot Line Change Plan of Block 56 Lots 4 and 5 between Garrison Greene Associates, LP and The Commonwealth of Pennsylvania, prepared by Anderson Engineering Associates, Inc., dated August 2, 1999, last revised March 29, 2000 and recorded as PBV L-5, Page 199.
 - Residential Land development Plan of Garrison Greene, prepared by Anderson Engineering Associates, Inc., dated July 17, 1999, last revised May 16, 2001.
 - Plan of Property of Fort Hill Apartments, Inc., prepared by Charles E. Shoemaker, Inc., dated March 9, 1968, last revised March 14, 1968 and recorded as PBV A-11, Page 60.
 - There has been NO field investigation performed to verify any existence of any wetlands, waters of the U.S. or Commonwealth or Alluvial Soils at the time of the site survey.
 - This site is located within Flood Plain Zone "X" (Areas determined to be outside 500-year floodplain) as illustrated on Community Panel Number 420712-0289-E, effective date December 19, 1996 as prepared by the Federal Emergency Management Agency.
 - All persons digging on this site shall comply with the requirements of Section 5 of PA Act 287 as amended by PA Act 181. State law requires a three (3) business day notice prior to any digging (does not include state holidays or weekends). Dial 8-1-1 or go to www.pennstate.gov.

- Existing subsurface utility information illustrated on these plans were based upon visual field locations obtained as part of site survey operations. Information pertaining to: size, location, depth, etc. of subsurface utilities is approximate in nature and has been obtained as an aid for the project design. The information provided is representative of subsurface conditions only at locations and depths where such information was available. There is no expressed or implied agreement that subsurface utility connections exist beyond explored locations. Accordingly, utility information shown should not be relied upon for construction purposes. It is incumbent upon the contractor to verify subsurface utilities prior to excavation.
- Bethlehem Pike is classified as an Arterial street per the Whitemarsh Township Subdivision Ordinance.

TREE REMOVAL DATA

NUMBER:	DIAMETER INCHES:
(1)	28" DIA.
TOTALS: (1)	28 CAL. INCHES



Project No: 16-0204-D Project Name: AMERICAN LEGION - POST 10 Print Date: Jun 27, 2016 (12:33)

REVISIONS

No.	DATE	DESCRIPTION

REGISTERED PROFESSIONAL LAND SURVEYOR
KEVIN R. GIBBONS
No. 04559-E

SCALE IN FEET (1" = 50'-0")

PLAN NORTH

VETERANS HOME ASSOC. OF WHITEMARSH VALLEY PA
493 Bethlehem Pike
FL, Washington, PA 19034

WOODROW & ASSOCIATES, INC.
MUNICIPAL / CIVIL CONSULTING ENGINEERS
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AYER LIST:
Sht02_Exp0
Plan Date:
June 10, 2016
Job No:
16-0204-D
Design Mgr:
J.H.K.
Proj. Mgr:
T.P.W.

Sheet No:
2
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